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HYDERABAD, TUESDAY, FEBRUARY 27, 2018.

NOTIFICATIONS BY GOVERNMENT

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MUNICIPAL ADMINISTRATION AND URBAN DEVELOPMENT DEPARTMENT

(Plg.I(1))

VARIATION TO THE HYDERABAD METROPOLITAN DEVELOPMENT AUTHORITY FOR CHANGE OF LAND USE FROM WORK CENTRE USE TO RESIDENTIAL USE IN BAGH AMBERPET (V), HYDERABAD DISTRICT - CONFIRMATION.

*[GO.Ms.No. 35, Municipal Administration and Urban Development (Plg. I(1)),
17th February, 2018.]*

In exercise of the powers conferred by sub-section (1) of Section 15 of Hyderabad Metropolitan Development Authority Act, 2008 (Act No.8 of 2008), the Government hereby makes the following variation to the land use in the revised Master Plan of erstwhile Municipal Corporation of Hyderabad area (HMDA core area) of GHMC Circle - IX (Old Circle-III) vide G.O.Ms.No.363, MA, dt: 21-08-2010, as required by sub-section (1) of the said section.

VARIATION

The site in Premises No.2-3-723 situated at Bagh Amberpet Village, Hyderabad District to an extent of 947.60 Sq.Mtrs., which is presently earmarked for Work Centre use zone as per the revised Master Plan of erstwhile Municipal Corporation of Hyderabad area (HMDA core area) of GHMC Circle - IX (Old Circle-III), vide G.O.Ms.No.363, MA dt: 21-08-2010 is now designated as Residential use zone **subject to the following conditions:**

- The applicant shall handover the road affected area under proposed 18 Mtrs. Master Plan road as shown in the Plan to the GHMC at free of cost by way of registered gift deed before release of the building plans from GHMC.
- The applicant shall comply with the conditions laid down in the G.O.Ms.No.168, dated: 07-04-2012.
- The applicant shall obtain prior permission from GHMC before undertaking any development on the site under reference.

- (d) If any dispute occurs regarding ownership of the applicant will be the whole responsible for that.
- (e) The applicant is whole responsible if any discrepancy occurs in the ownership aspects & ULC aspects & if any litigation occurs, the change of land use orders will be withdrawn without any notice.
- (f) CLU shall not be used as proof of any title of the land.
- (g) The applicant has to fulfill any other conditions as may be imposed by the Competent Authority.
- (h) The change of land use does not bar any public agency including Hyderabad Metropolitan Development Authority / Local Authority to acquire land for any public purpose as per law.

SCHEDULE OF BOUNDARIES

- NORTH :** H.No. 2-3-724 Commercial building with Ground + 3 upper Floors.
- SOUTH :** H.No. 2-3-722 Residential building with Ground + 2 upper Floors.
- EAST :** Deccan Manufacturing Unit.
- WEST :** Existing 12 mts. wide approach road (prop. 18 mts.).

VARIATION TO THE HYDERABAD METROPOLITAN DEVELOPMENT AUTHORITY FOR CHANGE OF LAND USE FROM RESIDENTIAL USE ZONE TO COMMERCIAL USE ZONE IN NAGARAM VILLAGE, KEESARA MANDAL, MEDCHAL-MALKAJGIRI DISTRICT - CONFIRMATION.

[G.O.Ms.No. 36, Municipal Administration and Urban Development (Plg. I(1)), 17th February, 2018.]

In exercise of the powers conferred by sub-section (1) of Section 15 of Hyderabad Metropolitan Development Authority Act, 2008 (Act No.8 of 2008), the Government hereby makes the following variation to the land use in the Notified Revised Master Plan for Keesara Zone Segment approved vide G.O.Ms.No.288, MA & UD, dt: 03-04-2008, as required by sub-section (1) of the said section.

VARIATION

The site in Sy.No. 1 situated at Nagaram Village, Keesara Mandal, Medchal-Malkajgiri District to an extent of 1011.72 Sq. Mtrs., which is presently earmarked for Residential use zone in the notified Revised Master Plan for Keesara zone segment approved vide G.O.Ms.No.288, MA & UD, dated: 03-04-2008 is now designated as Commercial use zone, **subject to the following conditions:**

- (a) The applicant/owner shall obtain prior permission from HMDA before undertaking any development in the site under reference.
- (b) The owners / applicants shall handover the areas affected under the notified roads to the Local bodies at free of cost.
- (c) The owners / applicants shall develop the roads free of cost as may be required by the local authority.
- (d) The title and land ceiling aspects shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission, and it must be ensured that the best financial interests of the Government are preserved.
- (e) The Change of Land Use shall not be used as the sole reason for obtaining exemption from the provision of Urban Land Ceiling Act, 1976.
- (f) The owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Land Ceiling Clearances etc. and they will be responsible for any damage claimed by any one on account of change of land use proposed.

- (g) The Change of Land Use shall not be used as the proof of any title of the land.
- (h) The applicant shall comply the conditions mentioned in the G.O.Ms.No.168, MA & UD, dated: 07-04-2012 with respect to HT line passing through the site u/r.
- (i) The Change of Land Use does not bar any public agency including Hyderabad Metropolitan Development Authority / Local Authority to acquire land for any public purpose as per law.
- (j) The owner / applicant before undertaking developmental activity in the site under reference existing buildings should be demolished.
- (k) The applicant has to fulfill any other conditions as may be imposed by the Competent Authority.

SCHEDULE OF BOUNDARIES

- NORTH :** Existing Commercial building in part of Sy.No.1 of Nagaram Village.
- SOUTH :** Existing Commercial building in Gramakantam of Nagaram Village.
- EAST :** Residential building under construction is part of Sy.No.1 of Nagaram Village.
- WEST :** 30 mtrs. wide BT road (Main Road).

VARIATION TO THE HYDERABAD METROPOLITAN DEVELOPMENT AUTHORITY FOR CHANGE OF LAND USE FROM RESIDENTIAL USE ZONE TO PUBLIC AND SEMI-PUBLIC USE ZONE IN GAJULARAMARAM VILLAGE, QUTHUBULLAPUR MANDAL, MEDCHAL-MALKAJGIRI DISTRICT - CONFIRMATION.

[G.O.Ms.No. 37, Municipal Administration and Urban Development (Plg. I(1)), 17th February, 2018.]

In exercise of the powers conferred by sub-section (1) of Section 15 of Hyderabad Metropolitan Development Authority Act, 2008 (Act No.8 of 2008), the Government hereby makes the following variation to the land use in the Notified Master Plan of Kukatpally Zone Segment, of erstwhile HUDA-2021(HMDA) vide G.O.Ms.No.288, MA & UD Department, dt: 03-04-2008, as required by sub-section (1) of the said section.

VARIATION

The site in Sy.No. 222 of Gajularamaram Village, Quthubullapur Mandal, Medchal-Malkajgiri District to an extent of 16201.60 Sq. Mtrs., which is presently earmarked for Residential use zone in the notified Master Plan of Kukatpally Zone Segment, of erstwhile HUDA-2021(HMDA), vide G.O.Ms.No.288, MA & UD Department, dated: 03-04-2008 is now designated as Public and Semi-Public use zone for construction of Hospital Building, **subject to the following conditions:**

- (a) The applicant shall handover the road affected area to local body with free of cost.
- (b) The applicant shall comply with the conditions laid down in the G.O.Ms.No.168, dated: 07-04-2012.
- (c) The applicant shall obtain prior permission from Competent Authority before undertaking any development on the site under reference.
- (d) If any dispute occurs regarding ownership of the applicant will be the whole responsible for that.
- (e) The applicant is whole responsible if any discrepancy occurs in the ownership aspects & ULC aspects & if any litigations occurs, the change of land use orders will be withdrawn without any notice.
- (f) CLU shall not be used as proof of any title of the land.
- (g) The applicant has to fulfill any other conditions as may be imposed by the Competent Authority.
- (h) The change of land use does not bar any public agency including Hyderabad Metropolitan Development Authority / Local Authority to acquire land for any public purpose as per law.

SCHEDULE OF BOUNDARIES

- NORTH :** 60'-00" wide BT Road proposed to 30 meters (100'-0") in Master Plan.
- SOUTH :** 40'-00" wide BT Road of Sy.No. 222 in Gajularamaram Village.
- EAST :** Sy.No. 222 in Gajularamaram Village.
- WEST :** 40'-00" wide BT Road of Sy.No.222 in Gajularamaram Village.

ARVIND KUMAR,
Principal Secretary to Government.

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